

Magnolia Homeowners' Association MANAGEMENT CERTIFICATE

This Property Owners' Association Management Certificate is being recorded by **Magnolia Homeowners' Association** (the "Association") in compliance with the terms of Chapter 209 of the Texas Property Code and supersedes any prior management certificate filed by the Association. The Association submits the following additional information:

Name of the Subdivision: Magnolia

Name of the Association: Magnolia Homeowners' Association

Recording Data for Association:

The Subdivision is recorded according to the Map and Plat Records in Williamson County, Texas, as follows;

- (a) Final Plat Map, Exhibit A. Doc 2005078574.
- (b) Cabinet Y, Slide 335-338, File No. 2004034833, Cabinet CC, Slide 131, File No. 2006073540

Recording Data for Restrictions:

The Declarations for the Association are recorded in the Real Property Records of Williamson County, Texas, as follows:

- (c) Declaration of Covenants, Conditions and Restrictions of Magnolia Homeowners' Association. Doc 2005078574. 10/3/2005.
- (d) Notice of Annexation to Declaration of Covenants, Conditions and Restrictions. Doc 2015017809. 3/10/2015.
- (e) Magnolia Community Manual. Doc 2016115526.
- (f) Amended and Restated Declaration of Covenants, Conditions and Restrictions Magnolia. Doc 2014004034.
- (g) First Amendment to Amended and Restated Declaration of Covenants, Conditions and Restrictions Magnolia. Doc 2016115525.

Name and Mailing Address of the Association

Magnolia Homeowners' Association
c/o Alliance Association Management
4009 Bannister Lane #300
Austin, Texas 78704

Name, Mailing Address, Telephone Number, and E-mail Address of Person Managing the Association or its Designated Representative

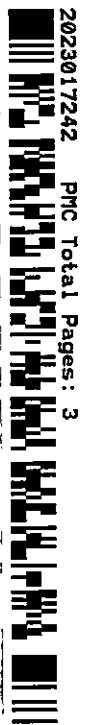
Alliance Association Management
4009 Bannister Lane #300
Austin, Texas 78704
512-328-6100
AHCinfo@associa.us

Website Address of the Association

www.townsq.io/login

Property Transfer Fee(s) Charged by the Association:

New account setup fee establishing new owner's account in the association's records: \$75
Transfer Fee: \$75, all sales except Builder-Developer.
Working Capital: \$100, all sales except Builder-Developer.
Resale Certificate: \$375
Resale Certificate Update: \$75



Legacy Account Closure Fee: \$220

Refinance Statement of Account: \$75

Expedite Fee for Resale Certificate prior to 10 business day delivery obligation: \$175 for 1 day expedite
\$125 for 3 day expedite

Executed on this 20 day of December, 2022

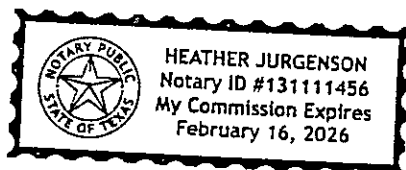
Magnolia Homeowners' Association, acting by and through its
managing agent, Alliance Association Management



Alex Rix – Branch President

STATE OF TEXAS §
 § COUNTY OF
Williamson §

This instrument was acknowledged before me on 20th, December 2022 by Alex Rix – Branch President with Alliance Association Management, the managing agent for Magnolia Homeowners' Association, a Texas nonprofit corporation, on behalf of such corporation.



Notary Name
Notary Public, State of Texas

When recorded return to:
Alliance Association Management
4009 Bannister Lane #300
Austin, Texas 78704

FILED AND RECORDED
OFFICIAL PUBLIC RECORDS 2023017242

PMC Fee: \$34.00
03/06/2023 02:18 PM OSALINAS




Nancy E. Rister, County Clerk
Williamson County, Texas

45
E

ERES
5506 LUNA DR
ROWLETT TX 75088